

REMEDIAL SITE ASSESSMENT DECISION - EPA REGION 5

Site Name: Johnson Controls Inc. - Teutonia EPA ID#: WID 000 808 857

Alias Site Names: _____

City: _____ County or Parish: _____ State: WI

Refer to Report Dated: 4/19/93 (Final)
8/22/90 (draft) Report type: SSI

Report developed by: WDNR

DECISION:

☒ 1. Further Remedial Site Assessment under CERCLA (Superfund) is not required because:

☒ 1a. Site does not qualify for further remedial site assessment under CERCLA (Site Evaluation Accomplished - SEA)

☐ 1b. Site may qualify for further action, but is deferred to:

☐ RCRA
☐ NRC

☐ 2. Further Assessment Needed Under CERCLA:

2a. (optional) Priority: ☐ Higher ☐ Lower

2b. Activity
Type:

☐ PA
☐ SI

☐ ESI
☐ HRS evaluation

☐ Other: _____

DISCUSSION/RATIONALE:

With the draft report of 1990 WDNR proposed an ESI for the site. In its comment letter, U.S. EPA commented that there were very few targets for the groundwater pathway, and no surface water pathway, and therefore a SEA designation was recommended instead of the ESI. In its response to U.S. EPA's comments of 1/19/93, WDNR's agreed to a SEA designation, the other submitted changes also have been approved, making the ESI report final.

US EPA RECORDS CENTER REGION 5

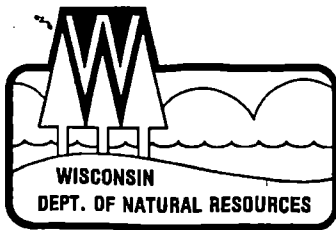


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Report Reviewed and Approved by: (draft) L. Martin Signature: _____ Date: 11/19/90

Site Decision Made by: L. Martin
R. Rivva Signature: R. Rivva Date: 5/21/93

FY91



State of Wisconsin \ DEPARTMENT OF NATURAL RESOURCES

101 South Webster Street
Box 7921
Madison, Wisconsin 53707

George E. Meyer
Secretary

SUPERFUND/SOLID WASTE FAX 608-267-2768
DIRECT DIAL 608-266-1618

April 19, 1993

Reinero A. Rivera, SAM
U.S. EPA Region V, HSM-5J
77 West Jackson Blvd.
Chicago, IL 60604-3590

SUBJECT: Finalization of Draft Screening Site Inspection Report for
Johnson Controls, Inc.- Teutonia, Milwaukee, WI,
(WID000808857).

Dear Rey:

This letter serves as the Wisconsin Department of Natural Resources' (WDNR) response to EPA comments on the Johnson Controls, Inc.- Teutonia Draft Site Inspection Report dated August 22, 1990. EPA's comments will be addressed in order to finalize the SI report.

EPA COMMENT: Pg. 4, Something is missing between lines 8 and 9.

WDNR RESPONSE: The full sentence should read as follows: "The facility is a generator of at least 1000 kg/month of non-acutely hazardous waste and 1 kg/month of acutely hazardous waste.

EPA COMMENT: Figure 3-1 Please mark your soil sample locations with the appropriate ID numbers.

WDNR RESPONSE: A copy of figure 3-1 is provided with this finalization with the appropriate ID numbers included.

EPA COMMENT: At this time based on the information presented, EPA does not agree with the ESI designation given to this site. There are very few targets for the groundwater pathway, there is no surface water pathway, and you would need at least a score on the soil exposure pathway in order for the accumulative score for the site to exceed 28.5. EPA does not feel that a score of 57 is possible.

WDNR RESPONSE: WDNR agrees that an ESI designation is inappropriate for this site.



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EPA COMMENT: The facility is being designated a No Further Remedial Action Planned at this time.

WDNR RESPONSE: WDNR agrees with the NFRAP designation given to the site at this time.

In addition to these comments, WDNR would like line 11, section 2.2, page 3- "To the **north** across Teutonia Ave...." to be changed to read "To the **west** across Teutonia Ave...."

Enclosed is the Final SI Report title page and cover. This SI Report is now considered finalized. If you have any further comments, please contact Bill Ramsey at (608) 267-7559.

Sincerely,

A handwritten signature in black ink, appearing to read "Robin Schmidt". The signature is fluid and cursive, with the first name "Robin" and last name "Schmidt" clearly distinguishable.

Robin Schmidt
Site Evaluation Unit Leader
Wisconsin Department of Natural Resources

cc: Margaret Graefe SED